TEXAS TRANSPORTATION COMMISSION

<u>LUBBOCK</u> County MINUTE ORDER Page 1 of 1

LUBBOCK District

In the City of Lubbock, Lubbock County, on SL 289, the State of Texas acquired certain land for highway purposes by instruments recorded in Volume 706, at Page 16, and Volume 705, at Page 9, of the Deed Records of Lubbock County, Texas.

A portion of the land, which portion is described in Exhibit A (the tract), is no longer needed for a state highway purpose.

In accordance with V.T.C.A., Transportation Code, Chapter 202, Subchapter B, the Texas Transportation Commission (the commission) may recommend the sale of any interest in right of way no longer needed for a state highway purpose to abutting and adjoining landowners.

Louis Equities, LP, a Texas limited partnership, is an abutting landowner and has requested to purchase the tract for \$32,700.

The commission finds \$32,700 to be a fair and reasonable value of the state's right, title, and interest in the tract.

IT IS THEREFORE ORDERED by the commission that the tract is no longer needed for a state highway purpose. The commission recommends, subject to approval by the attorney general, that the governor of Texas execute a proper instrument conveying all of the state's right, title, and interest in the tract to Louis Equities, LP, a Texas limited partnership, for \$32,700; SAVE AND EXCEPT, however, there is to be excepted and reserved therefrom all of the state's right, title, and interest, if any, in and to all of the oil, gas, sulphur, and other minerals, of every kind and character, in, on, under, and that may be produced from the land.

Submitted and reviewed by:

Director, Right of Way Division

Recommended by:

Executive Director

116027 May 27, 2021

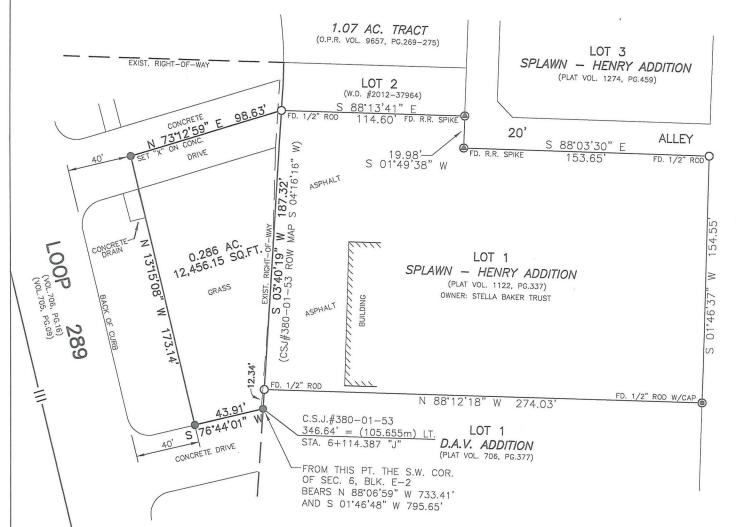
Minute Number

James M BASS

Date Passed

PLAT OF SURVEY

ON A 0.286 ACRE (12,456.15 SQ. FT.) TRACT OF SURPLUS RIGHT-OF-WAY LOCATED IN LOOP 289 AS RECORDED IN VOLUME 706, PAGE 16 AND VOLUME 705, PAGE 9, OF THE DEED RECORDS OF LUBBOCK COUNTY, TEXAS AS LOCATED IN SECTION 6, BLOCK E-2, ABST.#690, LUBBOCK COUNTY, TEXAS



STERLING B. BURROW

A LEGAL DESCRIPTION OF EVEN SURVEY DATE HEREWITH ACCOMPANIES THIS SURVEY PLAT.

I, STERLING B. BURROW, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY TO KEVIN BAKER THAT THIS PLAT AND DESCRIPTION WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY AND THAT THE INFORMATION HEREOMETREPRESENTS THE FINDINGS OF THIS SURVEY TO THE BEST OF MY KNOWLEDGE

SURVEYED: OCTOBER 25, 2018

erken STERLING B. BURROW

R.P.L.S. 4666 SURVEYOR'S REPORT:

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE INDIVIDUAL AND/OR INSTITUTIONS NAMED ON THIS SURVEY, IT IS NON TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR INDIVIDUALS WITHOUT EXPRESSED RECERTIFICATION BY STEVENS SURVEYING CO.
THIS PLAT IS THE PROPERTY OF STEVENS SURVEYING CO. REPRODUCTION OF THIS PLAT FOR ANY PURPOSE IS EXPRESSLY FORBIDDEN WITHOUT THE WRITTEN CONSENT OF AN AUTHORIZED AGENT OF STEVENS SURVEYING

EXPRESSLY FORBIDDEN WITHOUT THE WINTEN CUNSENT OF AN AUTHORIZED CO.

THIS SURVEY IS SUBJECT TO ANY FACTS WHICH MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. RECORD DOCUMENTS OTHER THAN THOSE SHOWN MAY AFFECT THIS TRACT.

VISIBLE EVIDENCE OF CONDITIONS AFFECTING THIS TRACT IS AS SHOWN ON THIS PLAT. MONUMENTS INDICATED AS FOUND BY THIS SURVEY ARE NOT "PHYSICAL MONUMENTS OF RECORD DIGNITY" UNLESS SO NOTED.

FOUND MONUMENTS ARE ACCEPTED BY THIS SURVEYOR AS CONTROLLING EVIDENCE DUE TO SUBSTANTIAL AGREEMENT WITH RECORD DOCUMENTS.

THIS BLAT INVALID UNLESS IT BEARS SURVEYOR'S ORIGINAL SIGNATURE AND SEAL.

THIS PLAT INVALID UNLESS IT BEARS SURVEYOR'S ORIGINAL SIGNATURE AND SEAL. BEARINGS ARE NAD83, TEXAS NORTH CENTRAL ZONE, U.S. SURVEY FEET. DISTANCES ARE AT SURFACE, IN U.S. SURVEY FEET

LEGEND:

SCALE: 1" = 60' HEAVY LINES INDICATE LIMITS OF SURVEY.

O = FOUND 1/2" IRON ROD (PMRD).

• FOUND 1/2" IRON ROD WITH CAP
"WSCI RPLS 4239" (CM).

SET 1/2" IRON ROD WITH CAP

"STEVENS RPLS 4339" = SET MAG. NAIL WITH CAP

"STEVENS RPLS 4339"

= FOUND R.R. SPIKE PMRD = PHYSICAL MON. OF RECORD DIGNITY. CM = CONTROL MON.

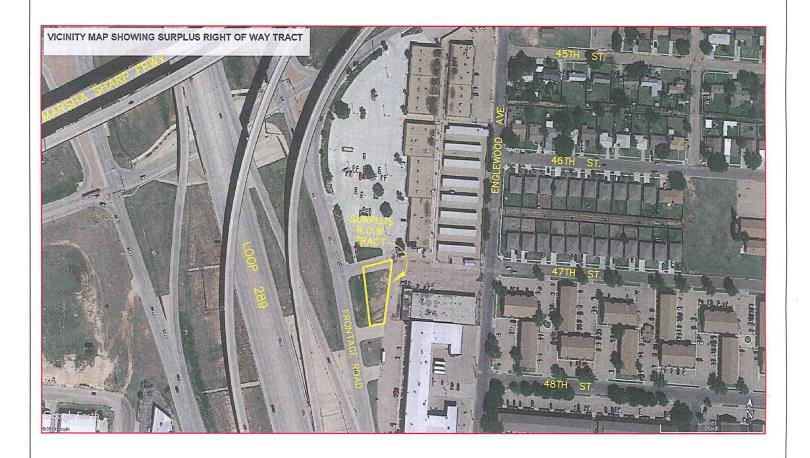
RC = RECORD CALL. M = MEASURED.

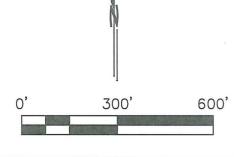
CONTROL OF ACCESS LINE



PREPARED FOR: KEVIN BAKER

JOB#: 180251-B ©2018 ALL RIGHTS RESERVED SBB







6310 GENOA AVE.SUITE A LUBBOCK, TX 79424 TEXAS FIRM NO. 10087500

806-687-1569 PREPARED FOR:

KEVIN BAKER

REVINDAR

JOB#: 180251-B ©2018 ALL RIGHTS RESERVED SBB

Field notes on a 0.286 acre (12,456.15 sq.ft.) tract of surplus right—of—way land located in Loop 289 and being a part of a tract of land conveyed by M.C. Kinser to the State of Texas by deed dated August 26, 1958 and recorded in Volume 706, Page 16, Deed Records of Lubbock County, Texas and also being part of a tract of land conveyed by R.G. Henry to the State of Texas by deed dated August 15, 1958 and recorded in Volume 705, Page 9, Deed Records of Lubbock County, Texas, said tract being located in Section 6, Block E—2, Abstract No. 690, Lubbock County, Texas and said 0.286 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a χ " iron rod with cap marked "STEVENS RPLS 4339", set in the existing East right—of—way line of Loop 289 and the West line of Lot 1, D.A.V. Addition to the City of Lubbock, Lubbock County, Texas as shown by recorded plat in Volume 706, Page 377, Deed Records of Lubbock County, Texas and for the Southeast and beginning corner of this 0.286 acre tract, whence the Southwest corner of Section 6, Block E-2 bears North 88°06'59" West, a distance of 733.41 feet and South 01°46'48" West, a distance of 795.65 feet and being at Marsha Sharp Freeway (CSJ#380-01-53) baseline "J" station 6+114.387m 105.655m (346.64') left;

- (1) THENCE South 76°44'01" West, a distance of 43.91 feet to a $\frac{1}{2}$ " iron rod with cap marked "STEVENS RPLS 4339", set for the Southwest corner of this 0.286 acre tract:
- (2) THENCE North 13"15"08" West, a distance of 173.14 feet to a "X" set in concrete for the Northwest corner of this 0.286 acre tract;
- (3) THENCE North 73°12'59" East, a distance of 98.63 feet to a $\frac{1}{2}$ " iron rod, found for the Northeast corner of this 0.286 acre tract and being the Northeast corner of Lot 1, Splawn—Henry Addition;
- (4) THENCE South 03°40'19" West, along the existing East right—of—way line of Loop 289 and the West line of said Lot 1, Splawn—Henry Addition, at a distance of 174.98 feet pass a $\frac{1}{2}$ " iron rod found for the Southwest corner of Lot 1, Splawn—Henry Addition and the Northwest corner of Lot 1, D.A.V. Addition, continuing for a total distance of 187.32 feet to the point of beginning.

CONTAINING an area of 0.286 acres (12,456.15 sq.ft.) of land.

ACCESS is permitted along the field note call (2) to the transportation facility.

Plat of even survey date herewith accompanies this legal description.

Bearings are NAD83, Texas North Central Zone, U.S. Survey Feet. Distances are actual surface values.

Surveyed on the ground October 25, 2018

Sterling B. Burrow

Registered Professional Land Surveyor

Texas No. 4666

STERLING B. BURROW BOOKS OF ESSION SURVE

STEVENS SURVEYING

CO., LLC.

6310 GENOA AVE.SUITE A
LUBBOCK, TX 79424
806-687-1569

TEXAS FIRM NO. 10087500

PREPARED FOR: KEVIN BAKER